

# \$399,500 - 3404 American Drive 3119, Lago Vista

MLS® #577728

**\$399,500**

3 Bedroom, 2.00 Bathroom, 1,681 sqft  
Residential on 0.34 Acres

Island On Lake Travis Condomin, Lago Vista,  
Texas

Searching for a vacation retreat that can pay its own way? This impeccably updated three-bedroom, two-bath condo on the third floor of the gated, resort-style Island on Lake Travis delivers effortless lock-and-leave luxury and enviable rental potential. Brand-new picture windows and sliding glass doors frame sweeping lake and Hill Country views that spill onto a wrap-around balcony—perfect for enjoying vibrant sunsets over the water. Imagine unwinding in the wet-bar-equipped living room, then stepping outside to take in the breathtaking colors of the sky as the day fades. Practical upgrades—including a new washer and dryer plus an HVAC system replaced in 2022—minimize maintenance and maximize ROI. Inside, all-new tile floors anchor a spacious, well-thought-out layout where the remodeled kitchen gleams with quartz countertops, elegant white cabinetry with pull-out drawers, a walk-in pantry, and matching white stainless appliances. The generous primary suite offers a cozy fireplace, balcony access, a walk-in closet, and a spa-inspired bath with soaking tub, separate shower, and oversized vanity, while two additional bedrooms share a sleek remodeled bath—ideal for multiple occupants. Beyond the door, owners and guests indulge in a private marina with boat slips available, direct lake access, three swimming pools, hot tubs and saunas, a full fitness center and day spa,



tennis courts, an on-site restaurant and bar, picnic and grilling areas, and a convenient private shuttle. Short-term and long-term rentals are both permitted, offering flexible income options. The best part? Youâ€™ll also have the opportunity to experience all these amenities yourself whenever you want. Secure your slice of â€œIsland lifeâ€• before summer bookings fill up.

Built in 1987

**Essential Information**

MLS® #	577728
Price	\$399,500
Bedrooms	3
Bathrooms	2.00
Full Baths	2
Square Footage	1,681
Acres	0.34
Year Built	1987
Type	Residential
Sub-Type	Condominium
Style	Contemporary/Modern
Status	Pending
Has Pool	Yes

**Water Feature/View**

View	Water
Is Waterfront	Yes
Water Body	Lake Travis

**Community Information**

Address	3404 American Drive 3119
Subdivision	Island On Lake Travis Condomin
City	Lago Vista
County	Travis
State	Texas
Zip Code	78645

## Amenities

Utilities	Electricity Available
Features	Barbecue, Community Pool, Dock, Fitness Center, Gated, Other, Park, Sauna, See Remarks, Tennis Court(s)
# of Garages	2

## Interior

Interior	Carpet Free, Ceramic Tile
Appliances	Dishwasher, Disposal, Electric Cooktop, Microwave, Oven, Range Hood
Heating	Central
Cooling	Central Air
Fireplace	Yes
Fireplaces	Bedroom
# of Stories	1
Stories	One

## Exterior

Exterior Features	Balcony, Other, Outdoor Grill, See Remarks, Tennis Court(s), Water Feature
Windows	Window Treatments
Roof	Metal
Construction	Stucco
Foundation	Slab

## School Information

District	Lago Vista ISD
Elementary	Lago Vista Elementary School
Middle	Lago Vista Middle School
High	Lago Vista High School

## Additional Information

Date Listed	April 25th, 2025
Days on Website	169
Days on Market	151
HOA Fees	685
Gated Community	Yes

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